

CBCA Board Minutes  
June 19, 2023

Members Present: Brown, Heckman, Johnson, Kruse, Schiefen, H. Schwartz, J. Schwartz, Wiltse, and Wittler.

Absent: Lipert and Osborn.

Also present: Carrie Larsen office manager, Steve Barton and Jill Sysel-Barton

Meeting convened at 7 p.m. by President Johnson.

The Bartons asked the Board to address the issue of their two lots being treated as one given that they have only one residence and their lots are treated as a single parcel by the assessor's office. (The second lot, which formerly had a house on it, now simply has a pool and pool shed). Wittler agreed to research how similarly situated lots are treated by the city and the assessor's office and advise Bartons and the Board of possible resolution.

Motion by H. Schwartz, second by Brown to approve the agenda. Motion passed.

Motion by Schiefen, second by Kruse to approve the minutes of the previous meeting. Motion passed.

Treasurer's report deferred until the next meeting.

Standing Committees:

Midge control: A recent hatch was reported; however samples continue to show low larvae count in the mud.

Water Quality: Pond weed continues to be reported along Surfside despite a recent "bump" treatment. Johnson to advise Kuck and request another spot treatment, perhaps with pellets.

Commons: Wiltse reported that Johnson's crew had trimmed the grass along the trail by the wetlands. All benches are now in place. Larsen to follow up with H. Schwartz about plaques. Wittler reported that one of the hose reels and 500 feet of garden hose disappeared from North Lakeshore Commons. Replacement hose purchased.

Kruse to follow up with possible supplier for replacement seawall for the island.

Insurance & Investments: no report.

Membership Relations: Preparations for July 4<sup>th</sup> reviewed. Heckman to follow up on possible date for former Parthenon owners new food truck operation. Shiefen to follow up with owners of Double Eagle in the Kinetic Sports Complex for a possible FAC.

Safety: J. Schwartz reported new buoys ordered. Johnson to notify Jason Johnson to remove abandoned lift and dock remains from behind his property by July 31<sup>st</sup> or Association will hire someone to do it and bill Johnson for the cost.

Security: Wittler reported a theft of a package from a door step on West Lakeshore. Kruse to follow up on using existing camera on West Lakeshore and solar panel to power new cameras including a license plate reader.

New business:

- New member, motion by Brown, second by Kruse, motion passed.
  - Adam Streit, 1230 Manchester, 402-682-5585, adam.r.streit@gmail.com
- J. Schwartz reported that the end unit of the bubbler in Pier Two had been moved to behind Doug Taylor's home. There are 3 bubblers in Pier Two, three in Pier One, and one in between. Parts ordered to fix the one bubbler needing repair.
- Ramp access procedures reviewed. Wittler to notify Geokey to deactivate all users other than Board members and authorized vendors.
- Outstanding accounts reviewed, only two members with unpaid dues. Larsen to file liens.
- Larsen to send out reminder statements after July 4<sup>th</sup> for the second installment of \$818 due for paving assessment.
- Schiefen reported that a third pet waste station had been installed. This one includes a waste receptacle.
- List of unregistered watercraft reviewed, Johnson to email owners.
- Wittler updated the Board on the pending litigation.

Old business: none

Meeting adjourned at 8:55

Terry Wittler, Secretary

